

2022 Working Values

updated: 10/28/2021

Parcel: << **22-3S-16-02269-118 (7895)** >>**Owner & Property Info**

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Owner	WAND RICHARD T WAND BARBARA M BARBARA M WAND AS CO-TRUSTEES 286 NW LAKE VALLEY TERR LAKE CITY, FL 32025		
Site	286 NW LAKE VALLEY Ter, LAKE CITY		
Description*	LOT 18 LAKE VALLEY IN WOODBOROUGH S/D PHASE 5. 949-2768, 949-2770, WD 1282- 901,		
Area	0.91 AC	S/T/R	22-3S-16
Use Code**	SINGLE FAMILY (0100)	Tax District	2

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2021 Certified Values		2022 Working Values	
Mkt Land	\$25,000	Mkt Land	\$25,000
Ag Land	\$0	Ag Land	\$0
Building	\$259,682	Building	\$256,553
XFOB	\$5,512	XFOB	\$5,512
Just	\$290,194	Just	\$287,065
Class	\$0	Class	\$0
Appraised	\$290,194	Appraised	\$287,065
SOH Cap [?]	\$48,731	SOH Cap [?]	\$38,358
Assessed	\$241,463	Assessed	\$248,707
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$191,463 city:\$0 other:\$0 school:\$216,463	Total Taxable	county:\$198,707 city:\$0 other:\$0 school:\$223,707

**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/30/2014	\$100	1282/0901	WD	I	U	30
3/28/2002	\$22,500	0949/2768	WD	V	Q	
3/28/2002	\$100	0949/2770	WD	V	U	03

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2003	2581	4227	\$256,553

*Bldg_Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

▼ Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims
0190	FPLC PF	2003	\$1,200.00	1.00	0 x 0
0166	CONC,PAVMT	2003	\$4,312.00	2156.00	0 x 0

▼ Land Breakdown					
Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.910 AC)	1.0000/1.0000 1.0000/ /	\$25,000 /LT	\$25,000

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